

Mail Recorded Deed and Tax Notice To:
Pete Richardson and Janet Richardson
1201 Jefferson Avenue
Louisville, CO 80027



File No.: 157995-BHF

13974992 B: 11351 P: 687 Total Pages: 3
06/24/2022 01:42 PM By: cchidester Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120SALT LAKE CITY, UT 84121

WARRANTY DEED

Venice Kim Hansen, Trustee of The George Stephen Hansen Family Trust

GRANTOR(S) of Salt Lake City, State of Utah, hereby Conveys and Warrants to

Pete Richardson and Janet Richardson, husband and wife as Joint Tenants

GRANTEE(S) of Louisville, State of Colorado

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Salt Lake County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 10-33-351-002 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2022 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this 24th day of June, 2022.

The George Stephen Hansen Family Trust

BY: Venice Kim Hansen
Venice Kim Hansen
Trustee

STATE OF UTAH

COUNTY OF SALT LAKE

On 24th day of June, 2022, before me, personally appeared Venice Kim Hansen, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that she executed the same on behalf of The George Stephen Hansen Family Trust.


Notary Public



**EXHIBIT A
PROPERTY DESCRIPTION**

Lots 52 and 53, MAPLE CITY SUBDIVISION, according to the official plat thereof, recorded in the office of the County Recorder of Salt Lake County, Utah.

Tax Id No.: 10-33-351-002

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PERSONAL REPRESENTATIVE'S DEED

This Deed made by **Venice Hansen**, as Personal Representative of the Estate of **Steve George Hansen** (who acquired title as **George S. Hansen**) ~~and is known on the attached Death Certificate as **Steve George Hansen**~~ **Stephen**

GRANTOR(S) of Salt Lake City, State of Utah,

to Pete Richardson and Janet Richardson, husband and wife as Joint Tenants

GRANTEE(S) of Emigration Canyon, State of Utah

Whereas, Grantor is the qualified personal representative of said estate as shown in the Letters of Administration or Letters Testamentary, filed as Probate Number 223901193 in Third Judicial District Court, Salt Lake City, State of Utah County, Utah:

Therefore, for valuable consideration received, Grantor sells and conveys to Grantee the following described real property in **Salt Lake** County, State of Utah:

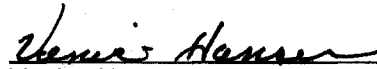
SEE EXHIBIT "A" ATTACHED HERETO

TAX ID NO.: ~~10-33-351-002~~ and 10-33-351-026 (for reference purposes only)

Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

SUBJECT TO: Property taxes for the year 2022 and thereafter; covenants, conditions, restrictions and easements apparent or of record, all applicable zoning laws and ordinances.

Dated this 24th day of June, 2022.



Venice Hansen,
Personal Representative of the Estate of
Steve George Hansen

STATE OF UTAH

COUNTY OF SALT LAKE

On this 24th day of June, 2022, before me, personally appeared Venice Hansen, Personal Representative, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that she executed the same on behalf of the Estate of Steve George Hansen.



Notary Public



EXHIBIT A
PROPERTY DESCRIPTION

Beginning at a point on the easterly line of Lot 52, Maple City Subdivision, as recorded with the office of the Salt Lake County Recorder, said point being South 995.86 feet and East 508.47 feet to the Northwest Corner of Lot 51 of said Maple City Subdivision and North 01°21'00" East along said easterly line of Lot 52, 33.00 feet from the West Quarter Corner of Section 33, Township 1 North, Range 2 East, Salt Lake Base and Meridian, and running thence North 01°21'00" East along said easterly line 33.00 feet; thence South 88°39'00" East along the northerly line of Emigration Canyon Road 68.36 feet; thence South 01°21'00" West 33.00 feet; thence North 88°39'00" West 68.36 feet to the point of beginning.

Tax Id No.: 10-33-351-026